

TEXAS LANDS!

For Sale on 10 Years' Credit.

RANCHES.

BUCHER COUNTY.—About 74,120 acre pasture, 44,040 acres fee simple and remainder leased, lying about 15 miles south of Marathon, a station on the Southern Pacific R. R. This land is in a solid body, is sufficiently watered by creeks and two extra fine wells; with wind mills; is a fine upland ranch, with good winter feed of Sotol besides grasses of the country and has fine shelter for cattle; new fence with four galvanized barbed wires and redwood posts; has new dwelling. Price for the 44,040 acres of land, together with all our rights in the leased land, \$44,000. Small payment cash, balance on long time, low rate of interest. Formerly known as the Gage property.

BURNET COUNTY.—About 5,800 acres of land lying 5 miles south from the city of Burnet. There are about 120 acres in cultivation, balance in pasture. 4,477½ acres fee simple, balance leased land. All under good fence, and about 1,200 acres of fee simple land fit for cultivation. Pasture watered by springs and creek. Fine horse ranch. Good house. Land convenient to railroad, school and churches. Known as the Moore property. Price \$13,000.

GILLESPIE COUNTY.—4,830 acres of land about 20 miles southeast from Fredericksburg and 15 miles northwest from Blanco City. This tract is watered by the Pedernales River and will make an excellent pasture. Very healthy location. Price \$6,000.

LIVE OAK COUNTY.—About 5,723 acres of black sandy land, about 15 miles west of Wade, a station on the S. A. & A. P. Ry. There are about 400 acres of land in a good state of cultivation. The land is nearly free of brush, and most of it can be put into cultivation at a small expense. The pasture is watered by wells and tanks; good fences and sufficient houses. Known as the Hughes ranch. Price \$3.00 per acre.

UVALDE COUNTY.—Fine upland beef ranch in Uvalde county, beginning about 15 miles north of Uvalde, comprising 46,000 acres more or less, being about 33,000 acres fee simple land and the remainder leased. About 38,000 acres newly fenced with good four barbed wires on cedar posts into three pastures. The land is well watered by the east fork of the Nueces River and the west fork of the Frio River, also by numerous springs; also by two bored wells with windmills, tanks, etc. This ranch has fine winter feed of Sotol and Wahea besides grass and fine shelter for cattle. Price \$2 per acre for fee simple land, \$31,000 in 10 annual payments at 5 per cent. interest, beginning 1896, balance as agreed.

UVALDE COUNTY.—5,692 acres of land 17 miles south of the town of Sabinal on the Southern Pacific R. R. This is a well improved ranch, watered by the Sabinal and Frio Rivers. All under fence. Known as the Hiler ranch. Price \$7,500.

DUVAL COUNTY.—3,835 acres of land lying about 8 miles northwest from San Diego on Texas Mexican R. R. Partly agricultural land, a portion in cultivation; house on the property; watered by wells. For many years past this county has raised the first bale of cotton marketed in the United States. There are three cotton gins in the county. Known as Toribio Guerra ranch. Price \$4,400.

MENARD COUNTY.—31,040 acres of land lying about 6 miles north of Menardville and 40 miles south from Ballinger, on the Santa Fe R. R. The greater part of this land is enclosed with a good post and wire fence. At least two-thirds of the property is good agricultural land. The pasture is watered by wells. The grass is Mesquite. Good protection for stock. House on the property. Known as the Maddox Bros. & Anderson pasture. Price \$55,000.

LA SALLE COUNTY.—37,000 acres more or less, beginning about 6 miles west from Cotulla on the I. & G. N. R. R., the county seat of La Salle county. This land is in a solid body, it is all under good post and wire fence and is subdivided into 8 pastures. The pasture is watered by 15 miles front on Nueces River, creeks, natural lakes and wells with windmills. Each pasture has its own water. A fine body of sandy loam farm or pasture land, and is especially adapted to fruit culture. A large part of the land can be irrigated. Good house, all necessary pens, etc. There are good schools, churches, etc., at Cotulla. Known as the Alexander or Carothers ranch. Price \$2 per acre.

COLEMAN COUNTY.—5,515 acres of land lying about 20 miles northwest from Coleman City, on Santa Fe R. R. The land is all fenced with post and wire, largely good farming land. The pasture is watered by never failing springs and creek. Good place to locate a colony. Known as the Roddan pasture. Price \$18,000.

MEDINA COUNTY.—2,875 acres of land lying about 6 miles south from Hondo City, the county seat, on S. P. R. R. A part is good agricultural land, the remainder is first-class pasture. It is all fenced. Known as the Johnson ranch. Price \$4,200.

FARMS AND SMALL RANCHES.

BEXAR COUNTY.—480 acres of land lying about 18 miles northwest of San Antonio, and 3 miles west from Leon Springs, a station on the S. A. & A. P. Ry. 20 acres in cultivation, balance in pasture. Large portion enclosed with rock fence. Two houses, sheds and pens on the property. Large spring in pasture. Many pecan trees which will afford a good income. Fine fruit country. Good place for an invalid to regain health and make money. Can be sold in two parcels. Known as Pena land. Price \$2,000.

BEXAR COUNTY.—415 acres of land lying about 10 miles west of San Antonio, about 90 acres in cultivation, balance pasture. There is a good house and fine well of water with good windmill on the premises. Known as the May farm. Price \$3,700.

BRAZOS COUNTY.—1,280 acres of land lying about twelve miles from Bryan. This tract is all good river bottom land, and all susceptible of cultivation. Known as Stoddard land. Price \$2,000.

BROWN COUNTY.—1213½ acres of land lying about 12 miles northwest from Brownwood. 35 acres in cultivation, balance in pasture—at least one-half pasture is good agricultural land. Known as W. N. Adams land. Price \$4,400.

BURNET COUNTY.—320 acre farm largely of black loam valley land, fenced with three wires and cedar posts. There are about 100 acres of land in cultivation, the balance in pasture, covered with scattering timber; additional land can be put in cultivation. Comfortable frame residence, cribs, hog and cow pens. Watered by well and creek. Is three miles south of Burnet, the county seat, on the Austin & Northwestern Railway; in a healthy and good farming district; on public road, convenient to school and churches; a desirable property. Known as the Moore farm. Price \$12 per acre.

CONCHO COUNTY.—637 acres about 12 miles south from Paint Rock, the county seat of said county. Good farm land. Known as T. J. Dodson land. Price \$1,100.

HAYS COUNTY.—376 acres of land lying about 5 miles west from Buda, a town on the I. & G. N. R. R. About 70 acres fine agricultural land, balance good pasture land. This land is especially adapted to fruit culture. Known as the Carpenter land. Price \$1,900.

COLORADO COUNTY.—537 acres of land lying about 2½ miles from Columbus, the county seat, on S. P. R. R., 175 acres in cultivation, remainder used as pasture. Two dwellings and three barns on the property, valued at \$3,000. All good agricultural land. Good well water on the premises. Known as the Harrison farm. Price \$5,000.

640 acres of land lying about 15 miles south of Columbus and 4 miles from Altair, a station on the A. P. & S. A. R. R. All black sandy prairie. Adjoins a German settlement. Known as Harrison land. Price \$3,200.

640 acres of land on line between Colorado and Wharton counties, known as Section No. 24, Indianola R. R. Co. Survey, lying about 15 miles south of Columbus. Known as Dilley land. All good farming land. Price \$3,000.

These lands are offered subject to previous sale and being taken on foreclosure can be sold much cheaper and on better terms than similar lands can be had in same locality. Titles perfect. The prices are subject to change without notice. To satisfactory parties payments running through ten years can be given. For all cash or liberal payment in hand a reduction from these figures can be made in some cases.

Renters desirous of owning a home should write to us.

We have generally farms and ranches for rent.

FRANCIS SMITH & CO.,

Mortgage Loan Brokers,

SAN ANTONIO, TEXAS.

June, 1895.

Addition to the Within List.

BEXAR COUNTY.—215 2-10 acres black loam rolling prairie land, 8 miles from San Antonio, on San Antonio and Summerset road. Watered by Leona Creek. One-story box house, about 50x50, 6 rooms, hall and gallery. Barn and out-buildings. 40 acres plowed and 100 acres fenced. Price \$2,300. Known as the Merritt farm.

About 500 acres of meadow land, rolling black mesquite soil, 3-4 mile front of Calebra road, near St. Louis College and 1½ miles from end of the West End Electric R. R. line of City of San Antonio. Will sell in garden or truck farm lots \$25 per acre. A great bargain. Known as Dignowity land.

BROWN COUNTY.—1,046 acres of land 6 miles south from Brownwood, suitable for either agricultural or grazing purposes. It has permanent spring water, and is in a good agricultural district, and surrounded by farms. Known as the L. P. McCortland land. Price \$2,300.

DUVAL COUNTY.—2,880 acres. Land situated 4 miles north of San Diego. 200 acres has been in cultivation. Low land, black; upland, chocolate; and about 640 acres in whole ranch can be cultivated, remainder good ranch land. All fenced. Ranch house; new well. Known as the Paul Henry farm. This joins the Guerra Ranch named on reverse of this sheet. Both tracts, with leased land connected therewith, would make a fine ranch of about 10,000 acres. Price, \$7,750.

HIDALGO COUNTY.—6,179 acres of land on the Rio Grande river, 20 miles above the town of Hidalgo, part of the old Havana ranch. About 150 acres of river bottom is in cultivation. About 600 acres are well fenced, nearly all of which is river bottom. There is plenty of timber, one good well, several small houses, and, taken as a whole, is a good small ranch. Known as Cardenas tract. Price \$6,500.

LA SALLE COUNTY.—15,000 acres of land lying at Millett, a station on the I. & G. N. R. R. This land is in a solid body, it is all fenced with a good post and wire, is subdivided into seven pastures, is watered by seven wells and windmills. This is a fine body of agricultural land. Good dwelling house, tenant houses and large barn. The land fronts on the railroad. Shipping pens connected with the property. Best improved ranch in Southwest Texas. Known as the Lane or Coulson ranch. Price \$38,000.

LIVE OAK and McMULLEN COUNTIES.—69,451 acres of land, lying on the Nueces river, about ten miles southwest from Oakville. This tract, besides being one of the finest ranches in Southwest Texas, is nearly all the best agricultural land. It is well fenced, permanently watered by the Nueces river and numerous wells, with good windmills and large tanks. It is divided into seven pastures, all of which are well watered. A large part of the land can be irrigated. It would be a fine tract of land upon which to plant a colony. Price \$140,000. Known as the West ranch.

McMULLEN COUNTY.—1,200 acres, rolling prairie. All good pasture land and much good farming land. All fenced. Watered by fine tank. 24 miles north of San Diego. Known as the Rogers ranch. Price \$1,800.

1,920 acres of land in the "Black Flats" on Cow Creek, 28 miles south from Tilden. Good well and wind-mill on the land. This is fine agricultural land, has plenty of timber, and is a bargain at the price. Known as Morefield & Walker property. This and the above tract join. Price, \$1.75 per acre.

MEDINA COUNTY.—5,353 acres of land, 7 miles south from D'Hanis. This is a tract of rolling grass land, is well fenced and is watered by Squirrel Creek and a large tank. The hills are covered with Wahea, and the valleys with mesquite grass. It affords excellent protection for cattle during cold weather, and is noted as a first-class winter pasture. Known as Kauffman Ranch. Price \$7,800.

MEDINA and BANDERA COUNTIES.—10,519 acres fee simple land, lying about 20 miles north from Hondo City on the Verde. This is a good ranch, and is fenced in three pastures. It is well watered, good winter protection, and good grass. Good ranch house on the property. Known as the Davenport Ranch. Price \$17,300.

VAL VERDE COUNTY.—24,000 acres, more or less, of fine sheep or cattle land. Greater part fenced and well grassed at present, and always has sotol and other winter feed. Lying North and South of Comstock, on S. P. R. R. Large free grass range joining this property. Known as Fred Ilgner ranch. Price \$12,000.

WILSON COUNTY.—480 acres of good farming land, 25 miles East of San Antonio and a half mile from town of Lavernia, on the Gulf Shore Ry. Black and sandy land. All well fenced. 225 acres in cultivation. Public road runs through it. Has creek of running water, wells and good two-story house of 8 rooms and tenant houses, stable, etc. Price \$6,000.

WILLIAMSON and BURNET COUNTIES.—6,998 acres of land about 18 miles northwest from Georgetown. This tract has a fair percentage of agricultural land on it; has two small farms, with comfortable dwellings. It is a good ranch surrounded by fine farms, and is well fenced and cheap at the price, \$25,000. Known as the Hall Ranch.

These tracts are for sale on same terms and conditions as those on reverse side of this sheet.

FRANCIS SMITH & CO.,

Loan Agents.

Broadsale
File Box
HD266
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